

Description 38.930 acre parcel

Being a part of the northwest and southwest quarters of Section 12, Prairie Township, T-13 N, R-13 W, Holmes County, Ohio, also known as part of the lands conveyed to Wayne R. Troyer and Freda Mae Troyer in Official Record vol. 251 page 1016, PN 1700173000.

Described as follows:

Beginning at a 5/8 inch rebar found marking the southwest corner of the northwest quarter of Section 12 the TRUE POINT OF BEGINNING.

thence with the following FOURTEEN (14) COURSES:

- 1) N 00 degrees 01' 50" W 1527.57 feet along the section line to an iron pin set;
- 2) N 74 degrees 31' 42" E 226.38 feet through the lands of said Troyer to an iron pin set;
- 3) N 58 degrees 55' 40" E 170.82 feet through the lands of said Troyer to a point in the center of T.R. 570, witnessed by an iron pin set S 58 degrees 55' 40" W 20.35 feet;
- 4) S 17 degrees 30' 45" E 17.64 feet along the centerline of T.R. 570 to a point;
- 5) S 33 degrees 20' 19" E 67.46 feet along the centerline of T.R. 570 to a point;
- 6) S 47 degrees 10' 12" E 66.84 feet along the centerline of T.R. 570 to a point;
- 7) S 76 degrees 38' 19" E 12.14 feet along the centerline of T.R. 570 to a point, witnessed by an iron pin set S 33 degrees 01' 02" E 47.63 feet;
- 8) S 33 degrees 01' 02" E 290.87 feet through the lands of said Troyer to an iron pin set;
- 9) S 63 degrees 42' 57" W 433.18 feet through the lands of said Troyer to an iron pin set;
- 10) S 36 degrees 53' 43" E 1060.60 feet through the lands of said Troyer to an iron pin set;
- 11) S 00 degrees 43' 15" W 1982.54 feet (passing into the southwest quarter of Section 12) through the lands of said Troyer to an iron pin set on Jonas N. Beachy and Betty Beachy's (D.V. 251 page 60 and D.V. 252 page 137) north line;
- 12) S 89 degrees 48' 47" W 441.35 feet along said Beachy's north line to a point on the east line of Lot 2 of Dala Subdivision Replat No. 1 (Plat vol. 19 page 3579) and on Wayne Weaver and Laura A. Weaver's (O.R. 265 page 2685) east line, witnessed by a 5/8 inch rebar found N 89 degrees 48' 47" E 4.57 feet;

- 13) N 00 degrees 43' 15" E 1714.61 feet along the east line of Lot 2 of said Dala Subdivision Replat No. 1 and along said Weaver's east line and along Andy D. Burkholder and Edna M. Burkholder's (O.R. 168 page 2113) east line to a 5/8 inch rebar found on the quarter section line;
- 14) S 89 degrees 48' 25" W 429.00 feet along the quarter section line to the TRUE POINT OF BEGINNING.

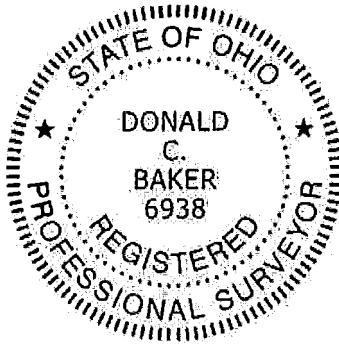
This parcel contains 38.930 acres, but subject to all highways and easements of record. Containing 21.560 acres in the northwest quarter of Section 12 and 17.370 acres in the southwest quarter of Section 12.

All iron pins set are 5/8 inch rebars with a plastic identification cap marked "Baker 6938". Basis of bearings from Plat vol. 2 page 543.

See Holmes County Plat Book 19, page 4253 for survey.
This survey made and description prepared by Donald C. Baker, P.S. 6938.
November 3, 2020



Donald C. Baker P.S. 6938



Parcel Number: 1700173006

FILE DESCRIPTION
Holmes County Map Office
12/21/2020

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